



DEAN D. EFSTATHIOU, Acting Director

# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

BUILDING AND SAFETY DIVISION  
LOMITA/LENNOX OFFICE  
24320 S. NARBONNE AVE.  
LOMITA, CALIFORNIA 90717  
Telephone: 310-534-3760  
Fax: 310-530-5482  
<http://www.ladpw.org>

ADDRESS ALL CORRESPONDENCE TO:  
24320 S. NARBONNE AVE.  
LOMITA, CALIFORNIA 90717

IN REPLY PLEASE  
REFER TO FILE:

July 25, 2008

Delia Vallin And Julio C. Vallin  
11022 Acacia Ave  
Lennox, CA 90304-0000

Dear Delia Vallin And Julio C. Vallin,

**11022 ACACIA AV, LENNOX**  
**Assessor's ID#: 4035-004-009**

An inspection of the above-referenced subject property reveals that violations of the Los Angeles County Building Code (Title 26) exist as described on the attached Notice of Violation card.

Pursuant to Section 103.4 of Title 26, where property is determined to be in violation of any provision of Title 26, the Building Official may initiate proceedings to record a Notice of Violation against the subject property with the County Recorder's office.

Additionally, pursuant to Section 103.5 of Title 26, any persons that violate any provision of Title 26 shall be responsible for the costs of any and all code enforcement actions taken by the Building Official in response to such violations. Pursuant to Section 107.9 of Title 26, these costs may include (without limitation) the following:

- |    |   |                 |
|----|---|-----------------|
| 1. | For processing a 45-day notice pursuant to Section 103.4:                                   | <b>\$416.00</b> |
| 2. | For processing and recording a Notice of Violation pursuant to Section 103.4:               | <b>\$330.60</b> |
| 3. | For processing and recording a Rescission of Notice of Violation pursuant to Section 103.4: | <b>\$284.30</b> |

These fees are based on the current fee schedule and are subject to adjustment each fiscal year (July 1).

This notice is provided to allow you to abate (correct) the noted building code violations before the Building Official initiates proceedings to record a Notice of Violation and to avoid the assessment of any corresponding code enforcement fees to you.

If you have **not complied with all orders** by **August 8, 2008**, to commence and bring the subject property into code compliance, the Building Official will initiate proceedings to record a notice of violation and assess any corresponding code enforcement fees to you. Please be advised that, as part of the permit process, you may need to submit building plans for review and approval by the Building Official.

Any further information may be obtained by contacting the undersigned at 310-534-3760.

Very truly yours,

IAN C. PHILIPS  
Supervising Engineering Specialist

YOLANDA BECERRA  
Building Engineering Inspector Aid

Date Posted 7/24/08 By Y. V. BECERRA





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## NOTICE OF VIOLATION

July 25, 2008

SUBJECT: **11022 ACACIA AV, LENNOX**

OWNER: **Delia Vallin And Julio C. Vallin**  
PROPERTY: **11022 Acacia Ave, Lennox, CA 90304-0000**

THE WORK PERFORMED IS IN VIOLATION OF THE ORDINANCE (S) INDICATED BELOW:

- |   |   |
|---|---|
| <input checked="" type="checkbox"/> Building Code   | <input checked="" type="checkbox"/> Plumbing Code   |
| <input checked="" type="checkbox"/> Mechanical Code | <input checked="" type="checkbox"/> Electrical Code |
| <input type="checkbox"/> Grading Code               | <input type="checkbox"/> Zoning Code                |

### DESCRIPTIONS

1. Section 106.1 Additions and alterations to the dwelling without the benefit of permit or inspection.
2. Section 106.1 Structure built without the benefit of permit or inspection.
3. Section 106.1 Additions and alterations to the structure without the benefit of permit or inspection.
4. Section 109.1 Occupancy and use of the structure without Building Official approval.
5. Section 2701 Electrical wiring installed without the benefit of permit or inspection.
6. Section 2901 Plumbing installed without the benefit of permit or inspection.

### STOP ALL WORK

- ☐ Submit plans for the cited work within 10 days to the office listed above and apply for a plan check for the required permit(s).
- ☒ Obtain permit(s) within 10 days office listed above for the cited work.
- ☐ A referral has been made to the Enforcement Section of the Department of Regional Planning.
- ☐ A referral may be made to the District Attorney's Office for Criminal Prosecution.

Issued By: Yolanda Becerra

Phone: 310-534-3760

